



Austen Walk, Lincoln

£900 PCM


MARTIN&CO

Austen Walk, Lincoln

House - Mid Terrace

3 Bedrooms, 3 Bathroom

£900 PCM

Date Available: 31st January
2026

Deposit: £1,038

Unfurnished

- 3 Bedroom home
- On road parking
- Gas central heating
- Rear Garden
- Council tax - A
- EPC - C

Three bedroom home located in the St. Giles area of Lincoln being close to local amenities including shops and schooling. Comprising of an entrance hall, wc, lounge, kitchen, bathroom and three bedrooms. Externally the property benefits from rear garden and on road parking.

Unfortunately we cannot accept pets or smokers for this property.

6 month initial tenancy

Council Tax -A Lincoln city



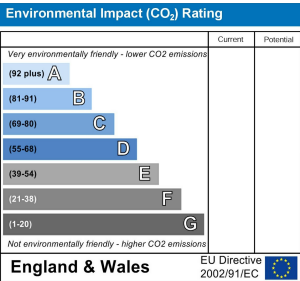
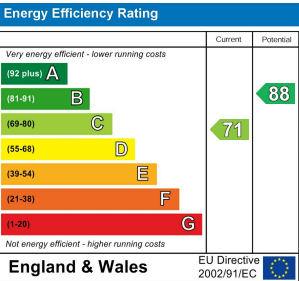
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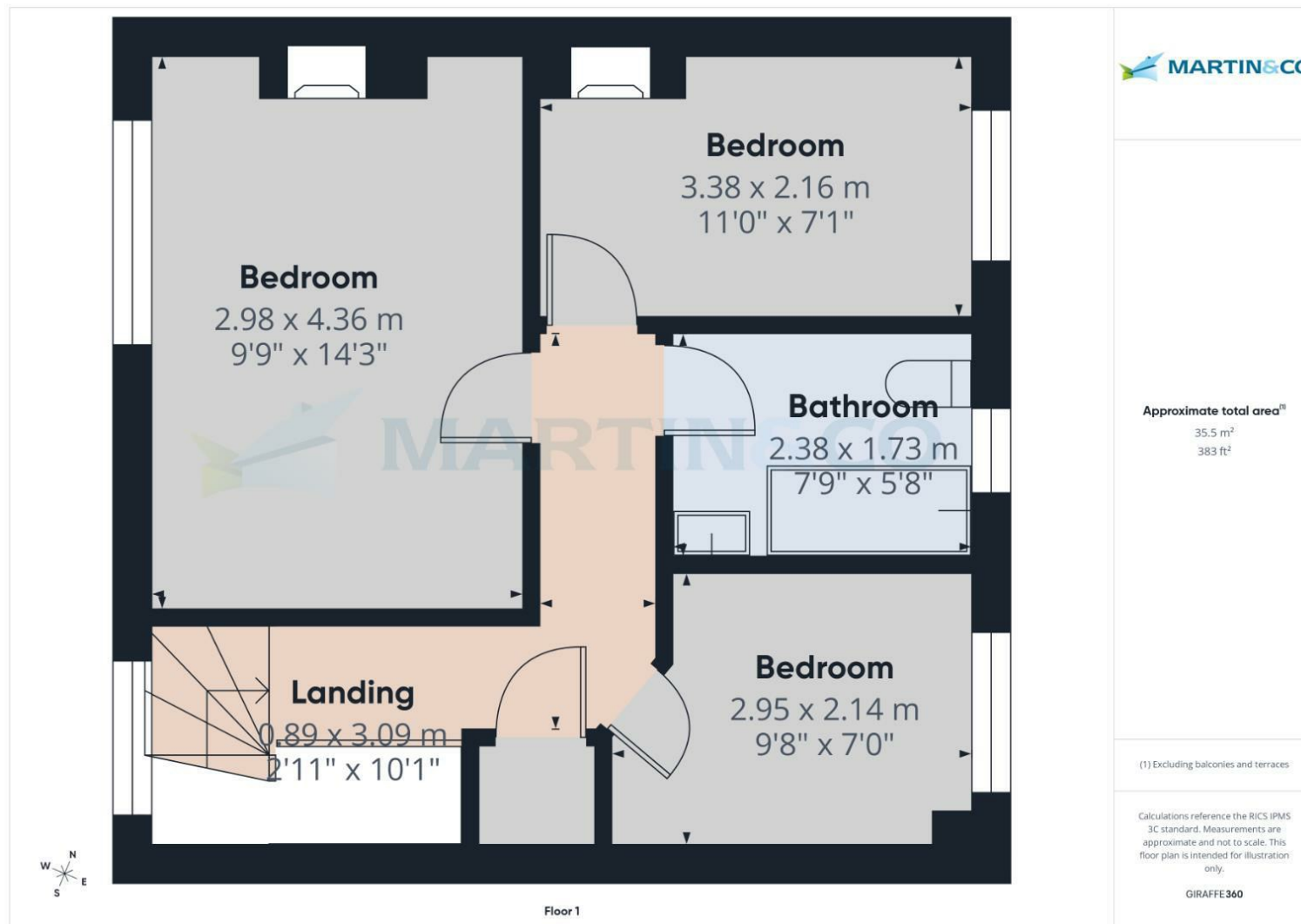
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Mobile (based on calls indoors)
O2 EE Three Vodafone

Broadband (estimated speeds)
Standard 6 mbps
Superfast 79 mbps
Ultrafast 1800 mbps

Satellite & Cable TV Availability
BT Sky Virgin





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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All**

Measurements: All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, Fixtures and Fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.